



IMPLEMENTATION OF THE WATERFRONT PLAN

**Community Open House on Public Improvement
Priorities for Phasing and Funding
December 3, 2014**



Meeting Agenda

- Presentation on Waterfront Public Improvement Priorities
 - Background
 - Polling Exercise
 - Results Shared
- More Exhibit Time

Presentation Objectives

- Update community on Waterfront implementation
- Seek community views on priorities
- Provide input for development of FY 2016 – FY 2025 Capital Improvement Program and for subsequent Council action

Upcoming related Waterfront Public Meetings

- December 8, 7:00 PM – Ad Hoc Monitoring Group on Waterfront Construction
- December 11, 7:00 PM – Joint Public Hearing of the Waterfront Commission and Park/Recreation Commission
- December 16, 7:30 AM – Waterfront Commission Monthly Meeting

Waterfront Small Area Plan (2012)

- Small area plans represent general visions and concepts
- Focus on private land use and development
- Early concepts for public space development
- Flood mitigation need acknowledged, but no detailed plan
- Cost estimated at \$50 million

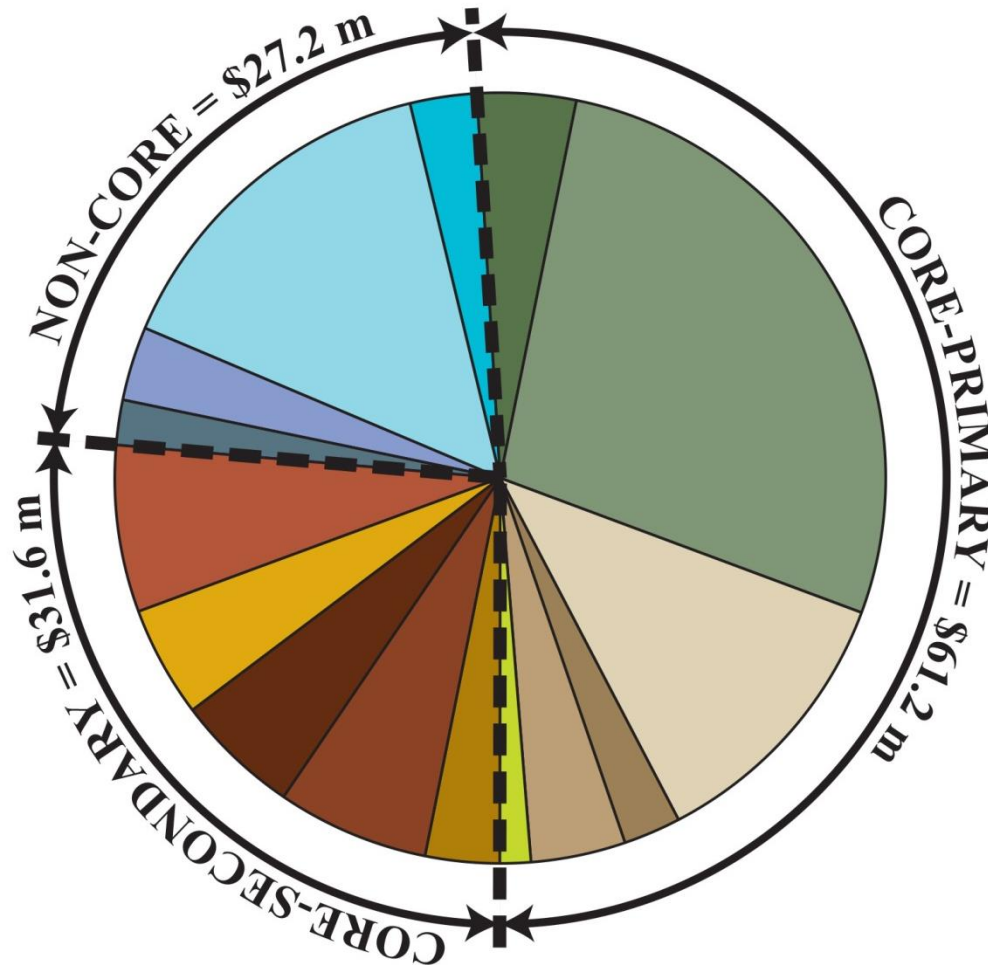
Waterfront Landscape And Flood Mitigation Design (2014)

- More design detail and specificity of elements
- Community and stakeholder input
- Long term wishes, desires and ideals, "blue sky" thinking
- World class level Olin design
- More fully integrated flood mitigation
- Taking the long view did not constrain design
- Cost not estimated

Waterfront Plan Implementation (2015 And Beyond)

- Translate Olin and flood mitigation designs into a fundable implementation plan
- Determine what gets built when by phasing
- Develop phasing and funding plan for capital budget (CIP)
- Will compete with other capital needs in a short and medium term constrained fiscal environment

Major cost categories of Waterfront public improvements



CORE-PRIMARY AREA \$61.2 million

- Utilities and Strand Street = \$4.9 m
- Promenade and Flood Mit. = \$33.1 m
- Fitzgerald Square = \$14.0 m
- Point Lumley Park = \$2.9 m
- Waterfront Park = \$4.8 m
- Thompson's Alley = \$1.6 m

CORE-SECONDARY AREA \$31.6 million

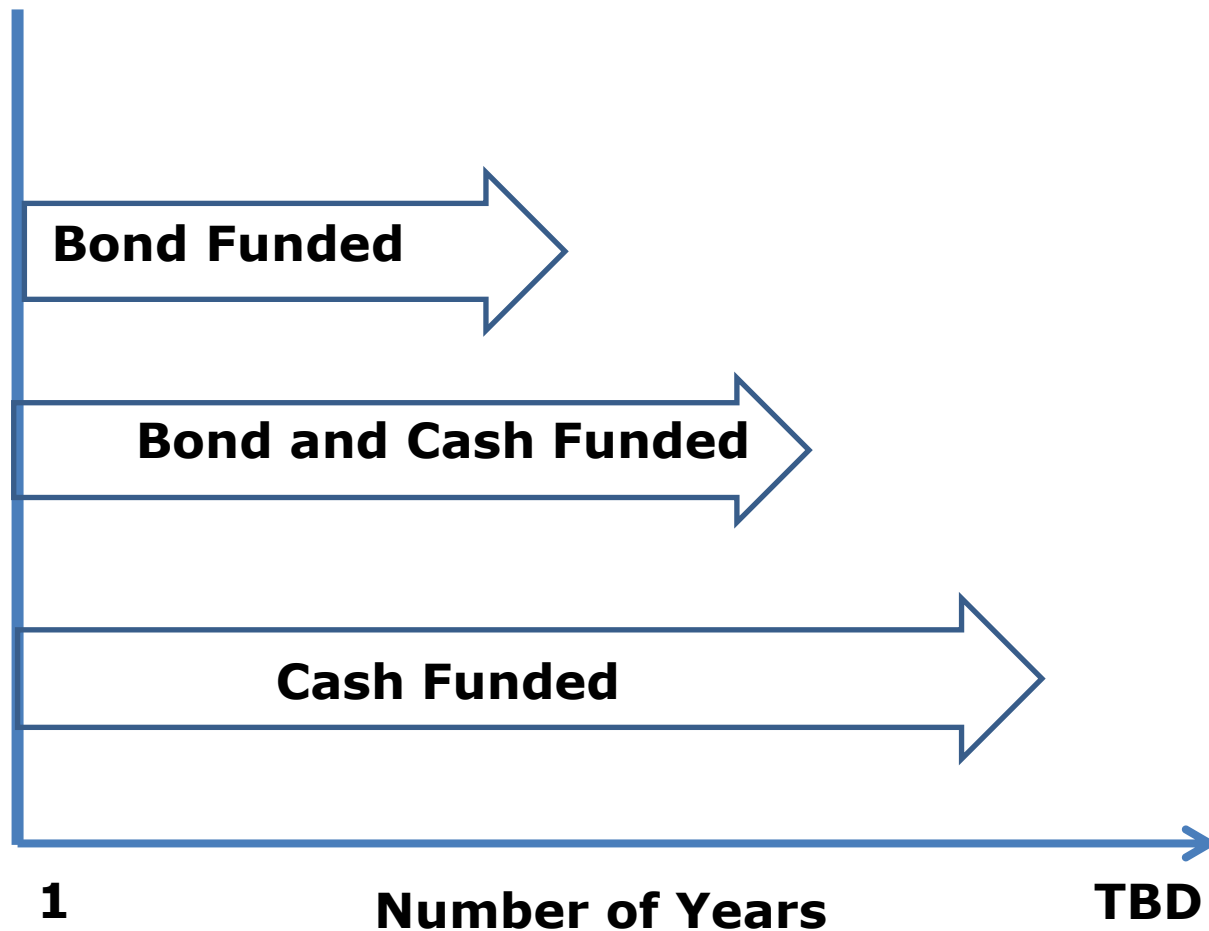
- Street end gardens = \$3.8 m
- Civic building = \$7.7 m
- King Street pier = \$6.2 m
- Torpedo Factory = \$5.6 m
- Marina = \$8.4 m

NON-CORE AREA \$27.2 million

- Harborside and RTS = \$2.2 m
- Founders Park = \$3.7 m
- Oronoco Bay Park and RTN = \$17.9 m
- Rivergate Park = \$3.4 m

Total estimated cost \$120 million

Financing Options and Implementation




Project Revenues

- Revenues
 - Tax increment from new development
 - Developer contributions for Waterfront Plan
 - Potential fees for services
 - Private donations and fundraising
 - Grant funds

Implementation Priority Setting

- What are your priorities for implementation of these public improvements?
- Tool: keypad polling
- Notecards: comments and questions
- Keypad warm-up questions...

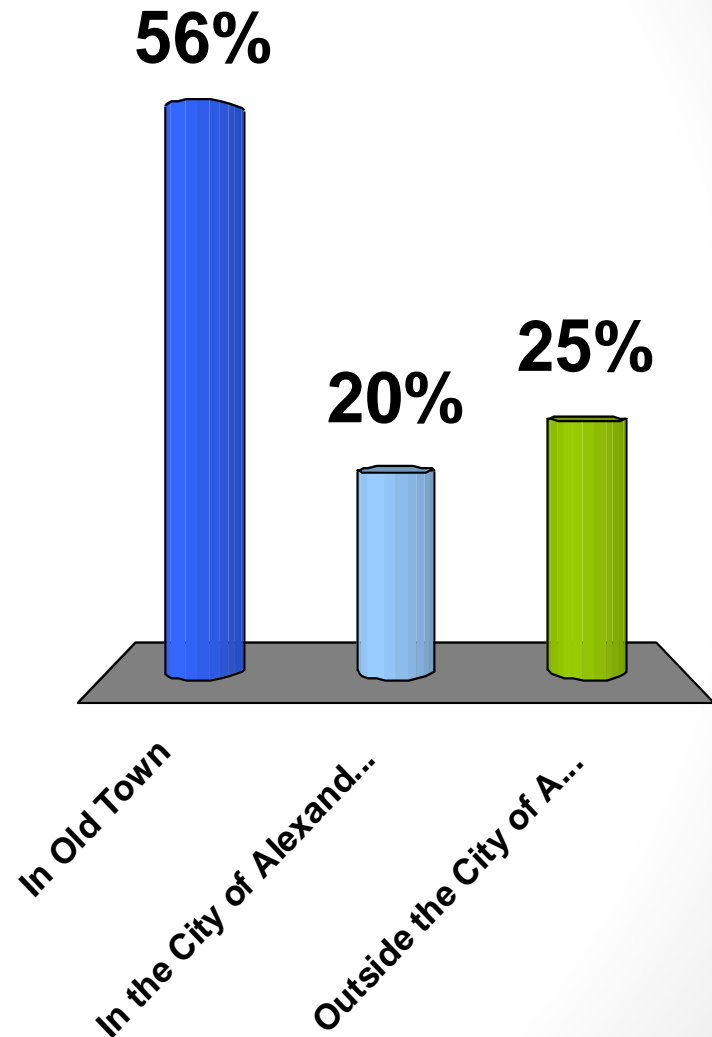
Keypad Polling Overview

- Question slides are indicated by A circular icon with a blue question mark on a dark background.
- Questions have time limits.
- Select the keypad number corresponding to your answer.
- You do not have to answer every question.
- Answers are anonymous.
- Your final answer before polling closes will be the one tabulated.



1. Where do you live? (select one)

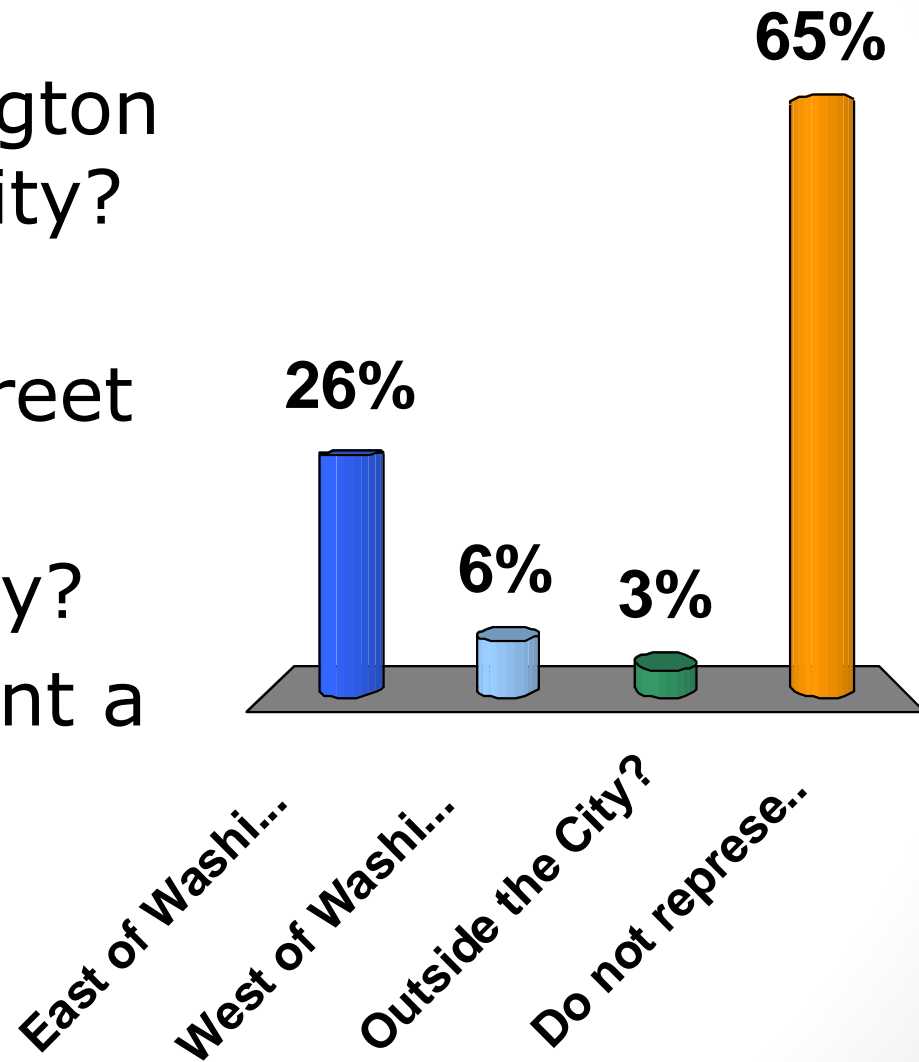
1. In Old Town
2. In the City of Alexandria outside Old Town
3. Outside the City of Alexandria





2. Do you represent a business?

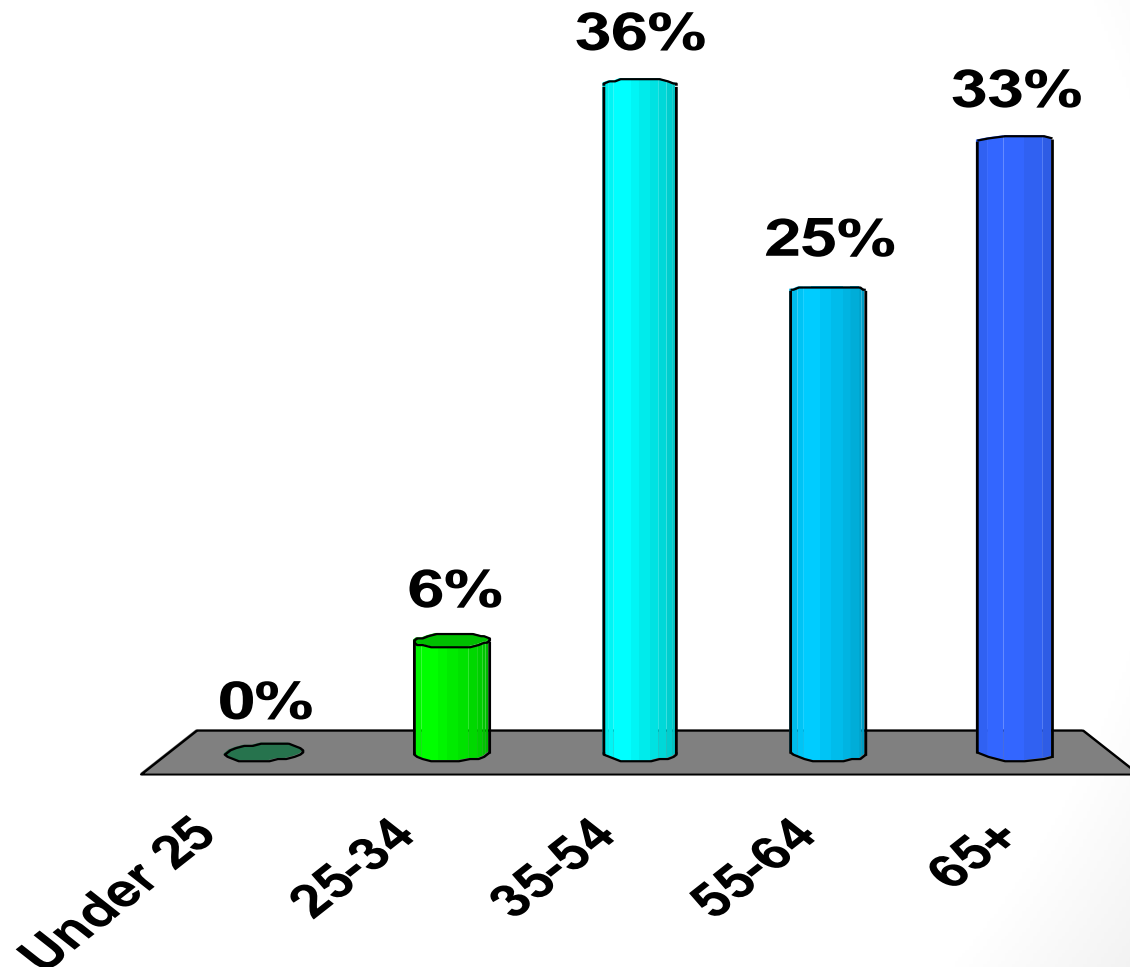
1. East of Washington Street in the City?
2. West of Washington Street in the City?
3. Outside the City?
4. Do not represent a business.





3. How old are you?

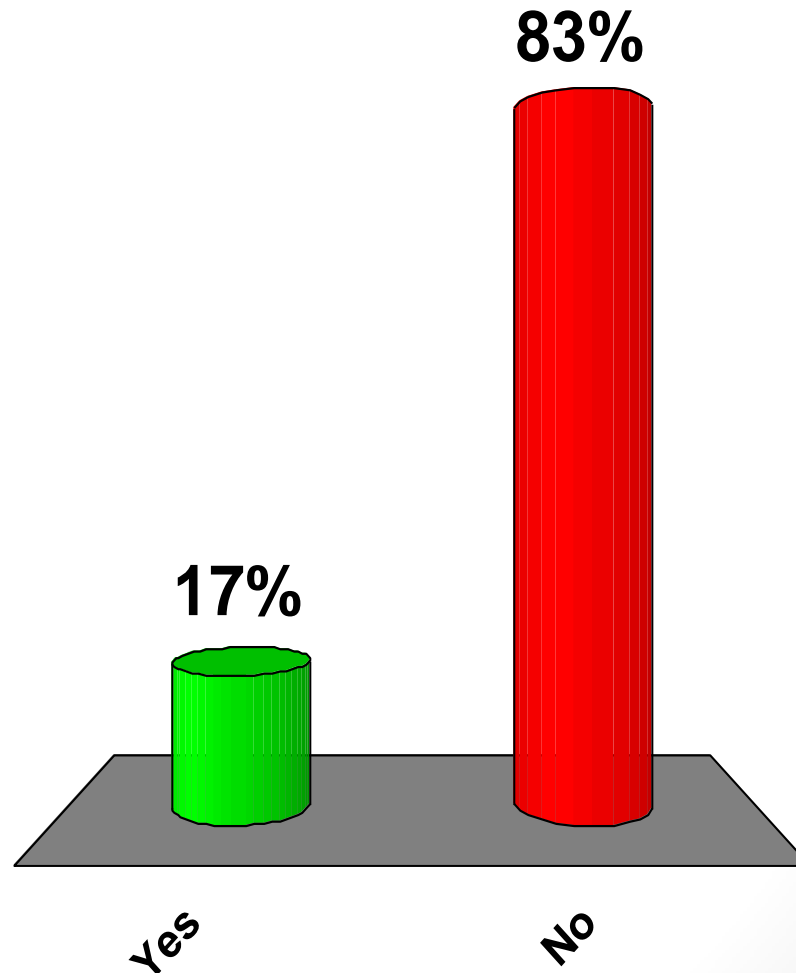
1. Under 25
2. 25-34
3. 35-54
4. 55-64
5. 65+





4. Are any members of your household 18 years old or younger?

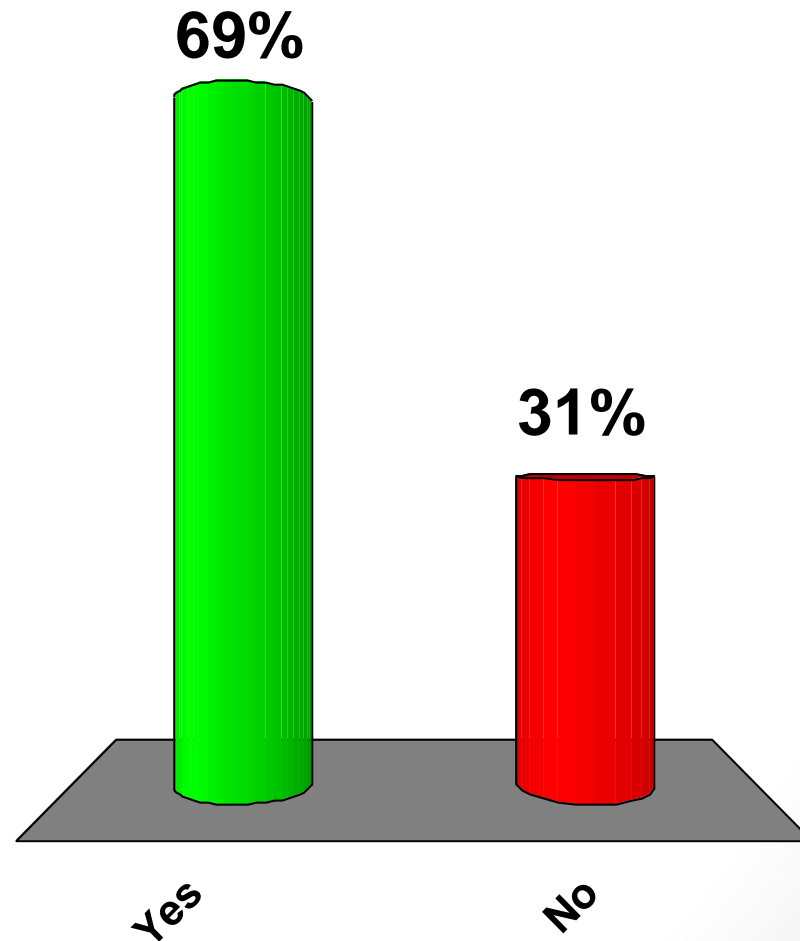
1. Yes
2. No





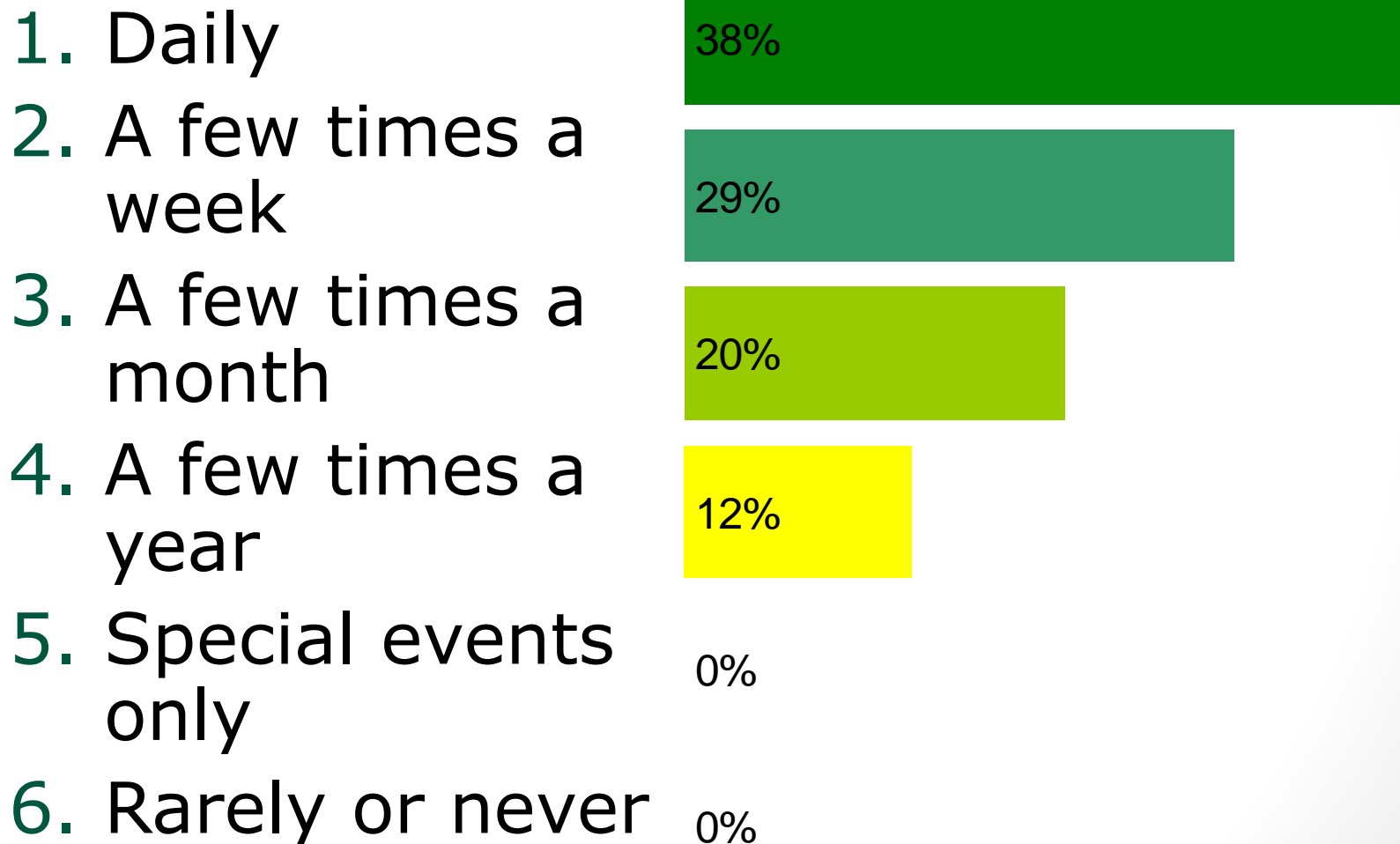
5. Have you attended previous Waterfront meetings or public hearings?

1. Yes
2. No





6. How often do you visit the Alexandria Waterfront?



General Priorities

Waterfront Plan Area

King Street

**Pendleton
Street**

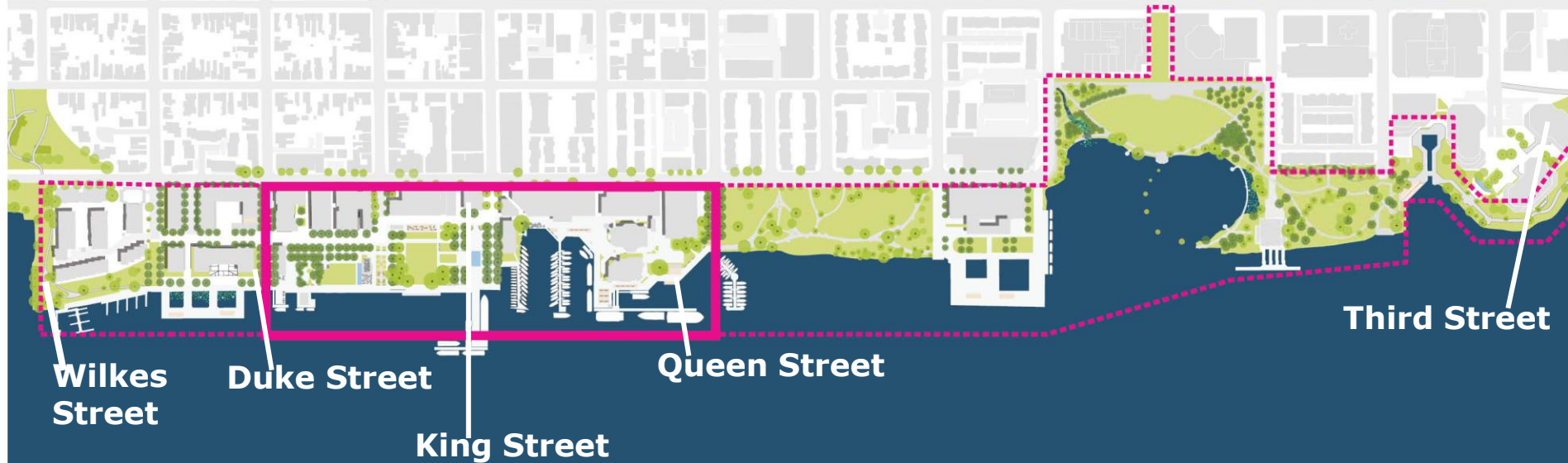
Wilkes Street

**Third Street
(NRG So. End)**

**Core Area/
Flood Mitigation Area**
(Duke to Queen)

Non Core Area

- Shipyard/Harborside Parks
- Founders Park
- Oronoco Bay Park
- Rivergate Park
- Tidelock Park



Waterfront Plan Area: Core and Non Core Areas

Phase I Design (2014)

- Phase I Landscape and Flood Mitigation Design is based on the approved Waterfront Plan
- Phase I is the very early design stage
- Further design in Phase II



Design Elements



Point Lumley Park

**Point Lumley Park
Children's Play Area**



Waterfront Park



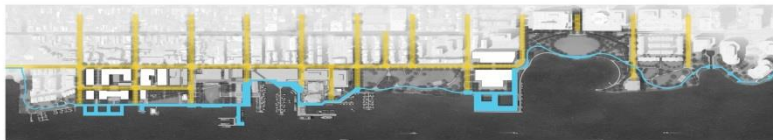
**Wales Alley north of
Waterfront Park**

Design Elements

Promenade and Continuous Waterfront Walkway

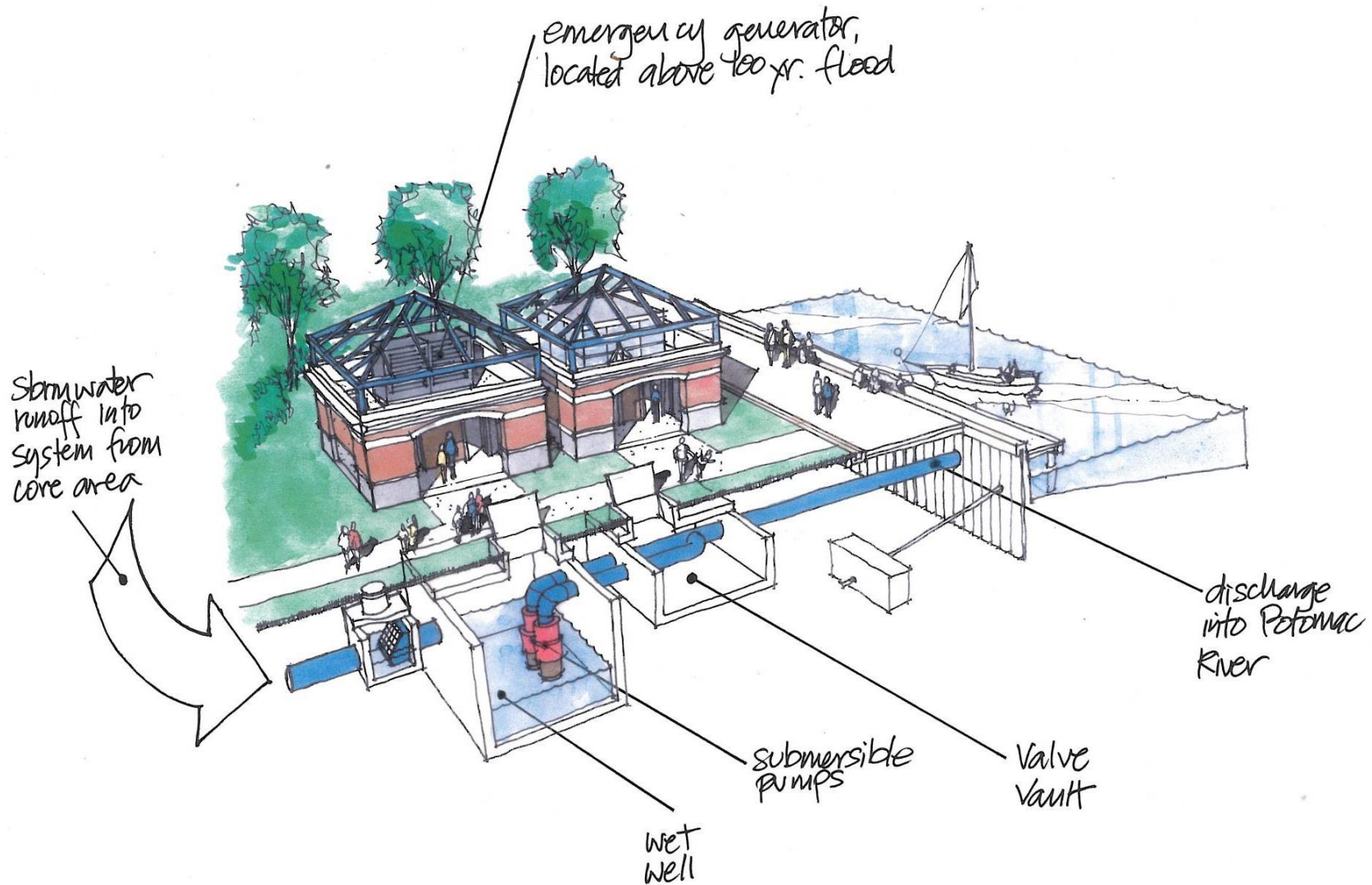


Promenade



Continuous Waterfront Pathway

Flood Mitigation



Design Elements



Fitzgerald Square – Summer



Fitzgerald Square – Winter



King Street Pier

Design Elements



Torpedo Plaza and Commercial Marina

Design Elements



FOUNDERS PARK - PROPOSED



ORONOCO BAY PARK - PROPOSED



ORONOCO BAY PARK - PROPOSED



RIVERGATE PARK - PROPOSED

General Priorities

The next two questions will ask you to select **your first and second general priorities** for the Waterfront. The general priority areas are:

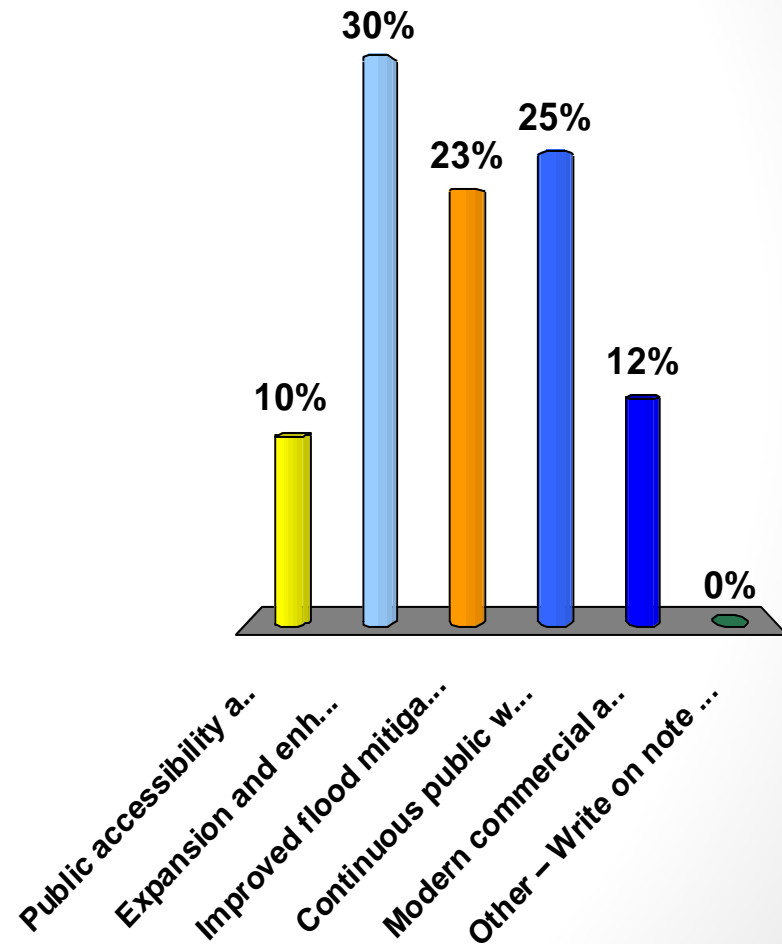
1. Public accessibility and activity at the foot of King Street.
2. Expansion and enhancement of public parks and public space.
3. Improved flood mitigation.
4. Continuous public walkway (promenade) along the river.
5. Modern commercial and recreational boating facilities.
6. Other – write on note card.



7. What is your highest general design priority?



1. Public accessibility and activity at the foot of King Street
2. Expansion and enhancement of public parks and public space.
3. Improved flood mitigation
4. Continuous public walkway (promenade) along the river
5. Modern commercial and recreational boating facilities
6. Other – Write on note card.

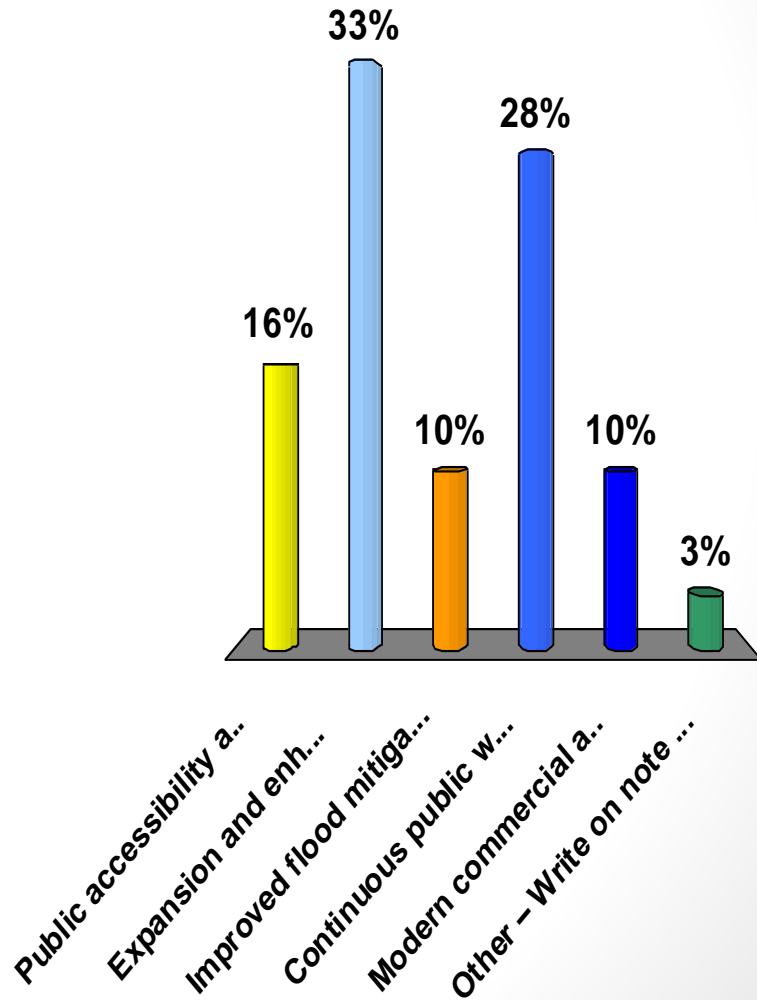




8. What is your SECOND highest priority?



1. Public accessibility and activity at the foot of King Street.
2. Expansion and enhancement of public parks and public space.
3. Improved flood mitigation
4. Continuous public walkway (promenade) along the river
5. Modern commercial and recreational boating facilities
6. Other – Write on note card.



Types of Public Spaces

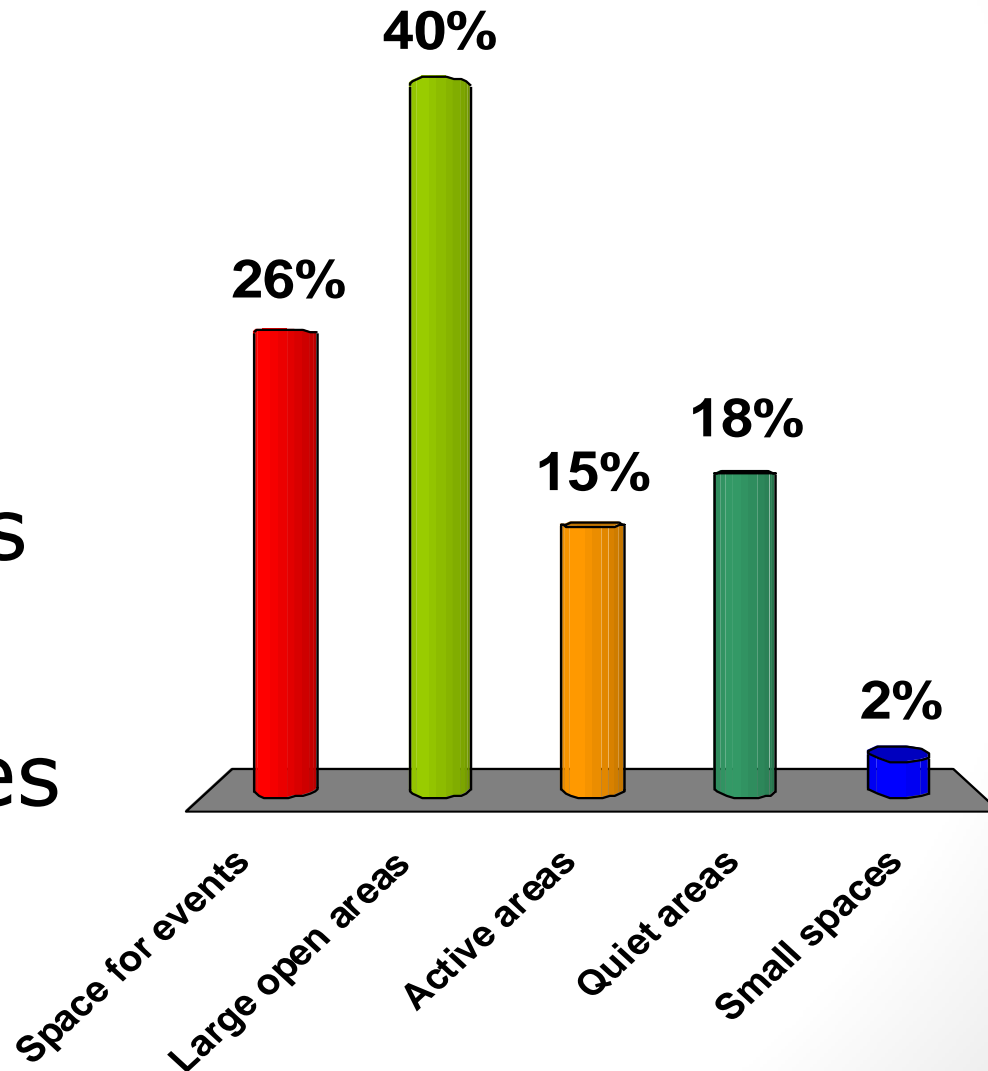
The next questions will ask you to select the types of public spaces that are your first and second priorities for the Waterfront.

1. Space for medium to large events (festivals, movies, live performances, celebrations)
2. Large open passive recreation areas (picnics, frisbee, boat watching)
3. Active areas (playgrounds, bocci, etc.)
4. Quiet areas (reading, sunning, shading, individual enjoyment, picnics)
5. Small spaces (small table board games, movable tables and chairs, small gatherings)



9. What type of Waterfront public space is **MOST** important to you?

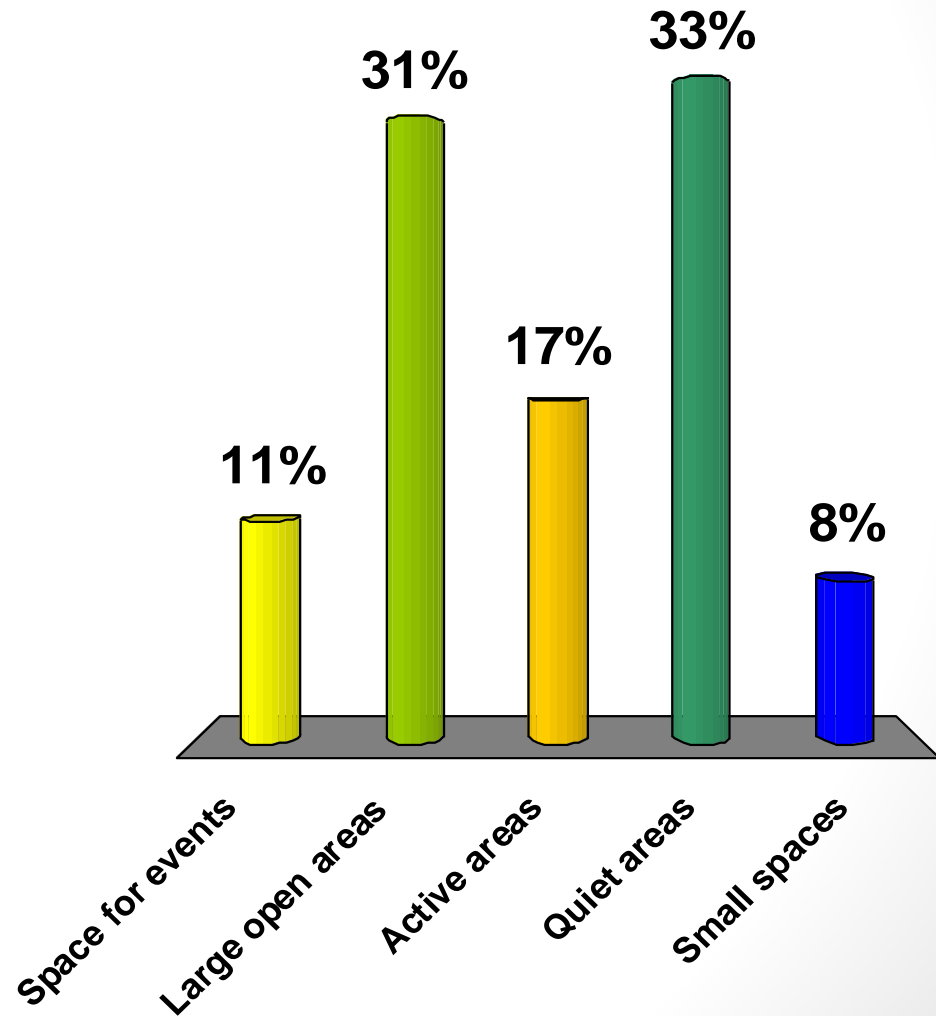
1. Space for events
2. Large open areas
3. Active areas
4. Quiet areas
5. Small spaces





10. What type of Waterfront public space is **SECOND MOST** important to you?

1. Space for events
2. Large open areas
3. Active areas
4. Quiet areas
5. Small spaces

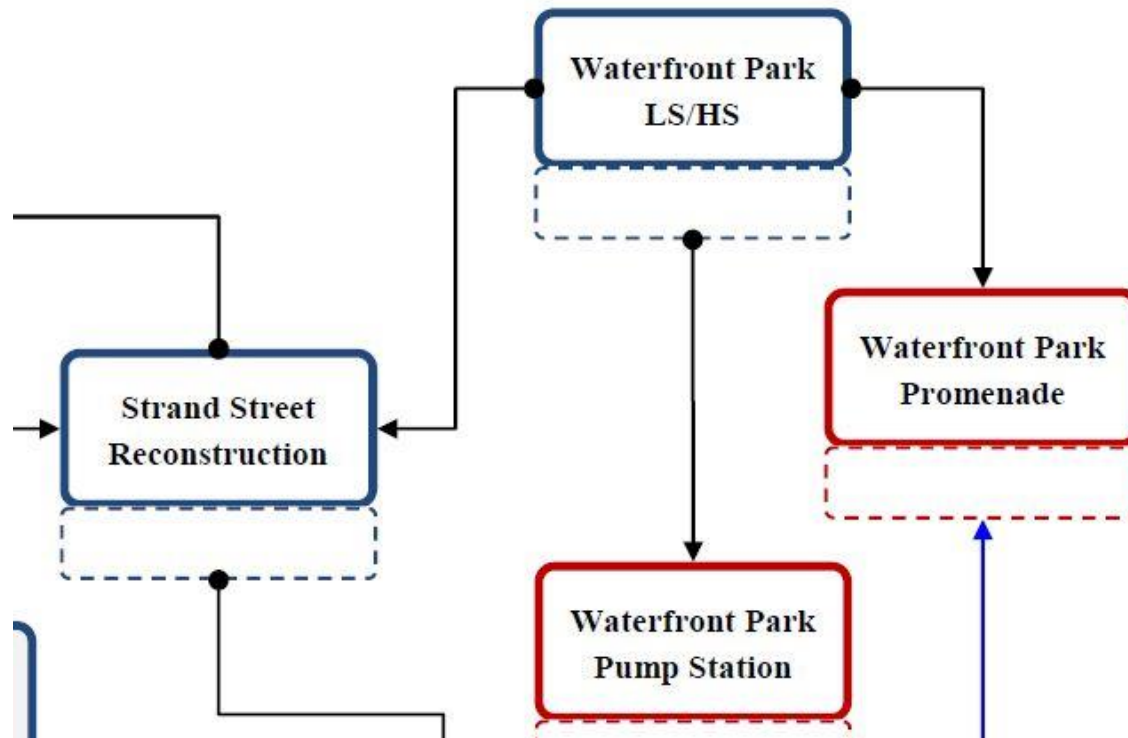


Specific Priorities

Project Dependencies

Example

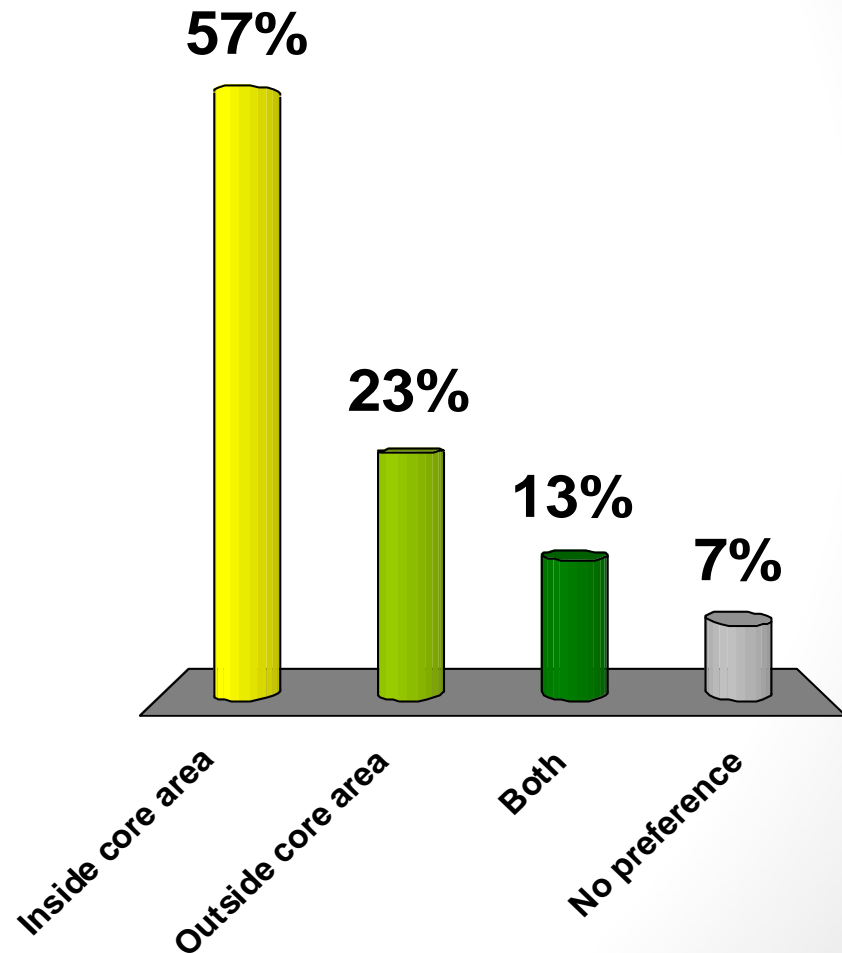
- Construct bulkhead before promenade.
- Install utilities before road improvements.





11. Where should construction of public improvements start?

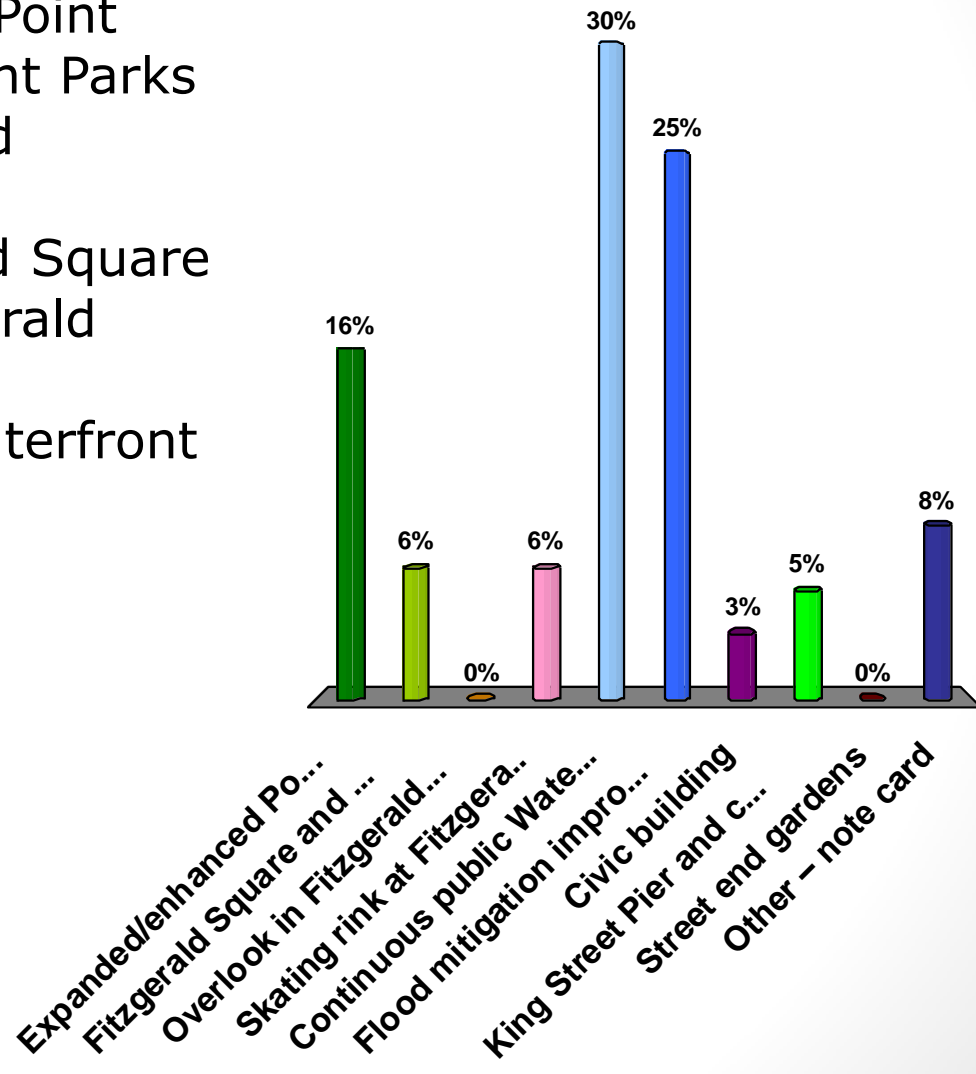
1. Inside core area
2. Outside core area
3. Both
4. No preference





12. Which one of these core area improvements is your top priority?

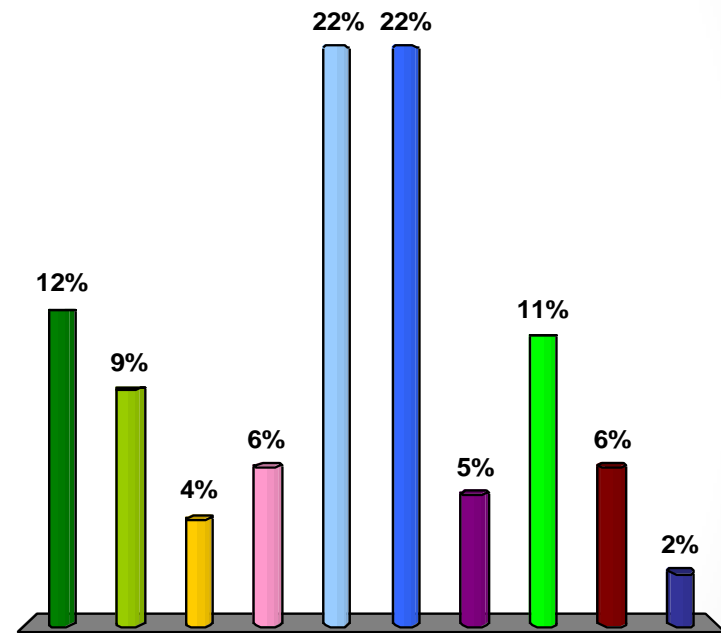
1. Expanded/enhanced Point Lumley and Waterfront Parks
2. Fitzgerald Square and Fountain
3. Overlook in Fitzgerald Square
4. Skating rink at Fitzgerald Square
5. Continuous public Waterfront walkway
6. Flood mitigation improvements
7. Civic building
8. King Street Pier and commercial marina improvements
9. Street end gardens
10. Other – note card





13. Which of these potential core area improvements are also high priorities? Select one or two.

1. Expanded/enhanced Point Lumley and Waterfront Parks
2. Fitzgerald Square and Fountain
3. Overlook in Fitzgerald Square
4. Skating rink at Fitzgerald Square
5. Continuous public Waterfront walkway
6. Flood mitigation improvements
7. Civic building
8. King Street Pier and commercial marina improvements
9. Street end gardens
10. Other – note card



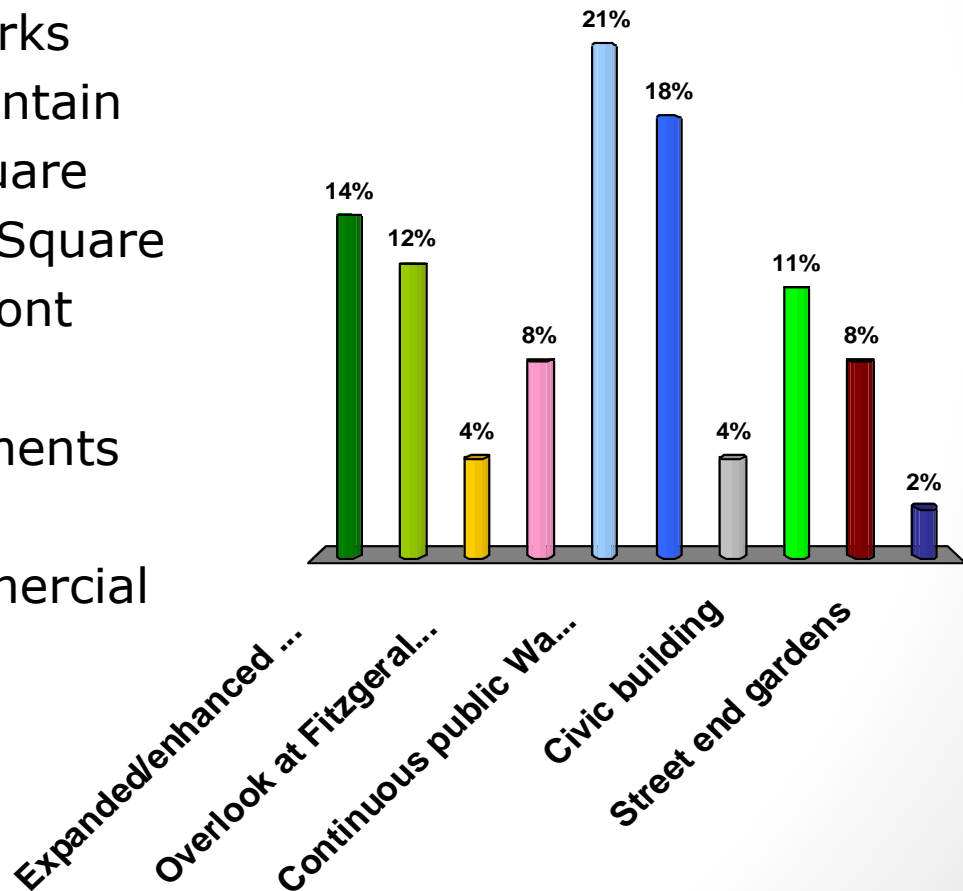
Expanded/enhanced ...
Overlook in Fitzgerald...
Continuous public Wa...
Civic building
Street end gardens



14. Which of these core area improvements would you like to see completed within the next 10 years? (You may select multiple answers)



1. Expanded/enhanced Point Lumley and Waterfront Parks
2. Fitzgerald Square and Fountain
3. Overlook at Fitzgerald Square
4. Skating rink at Fitzgerald Square
5. Continuous public Waterfront walkway
6. Flood mitigation improvements
7. Civic building
8. King Street Pier and commercial marina improvements
9. Street end gardens
10. Other – note card

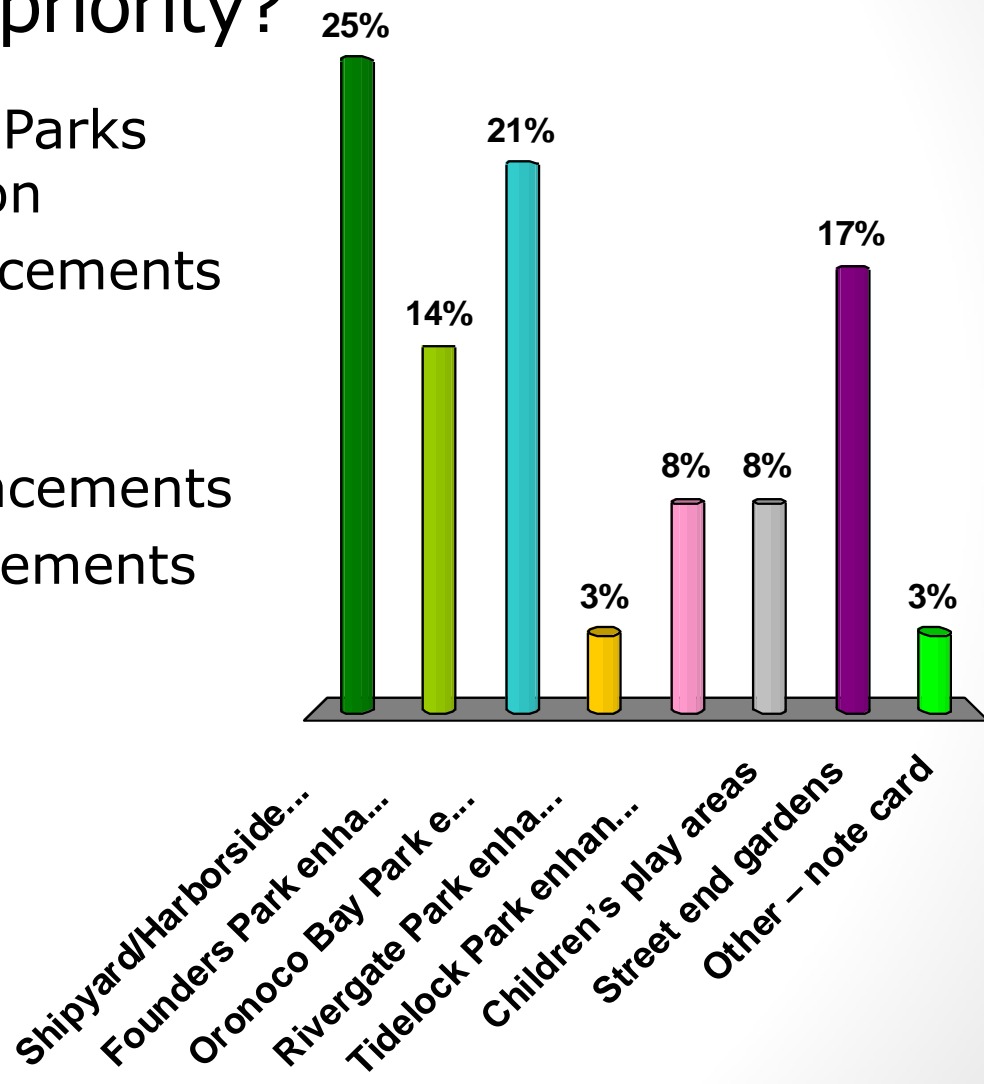




15. Which one of these improvements outside the core area is your top priority?



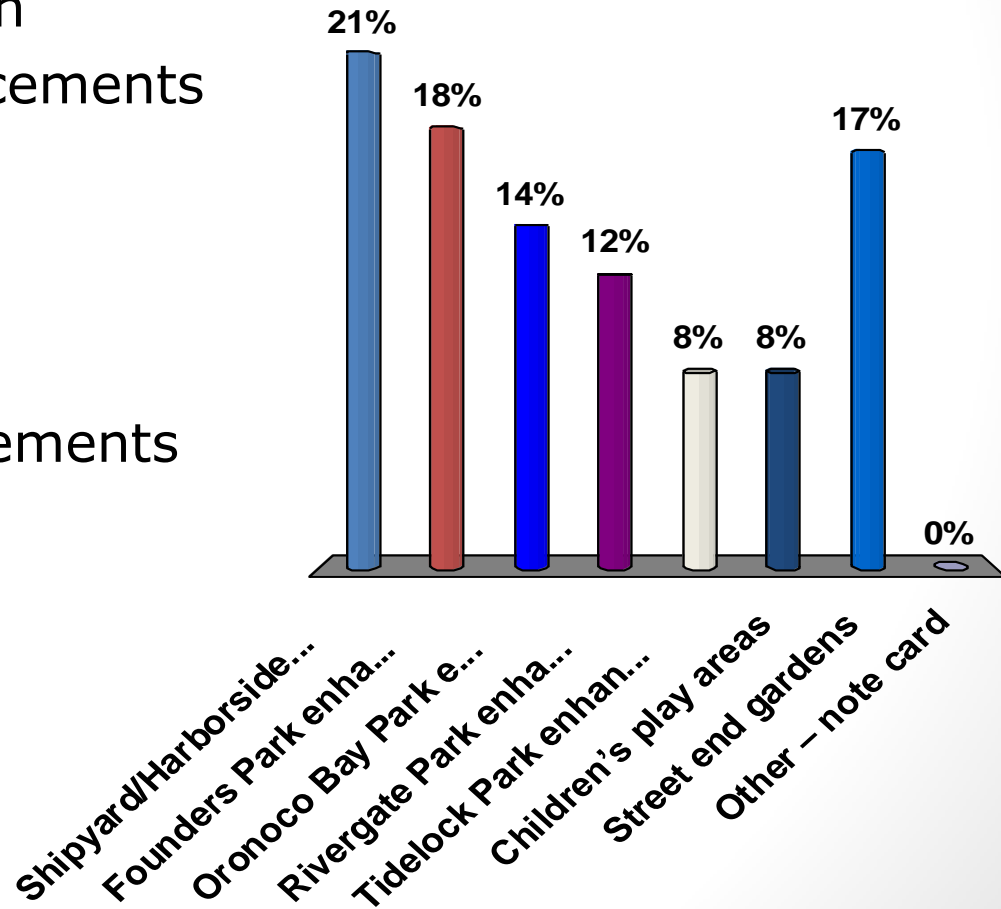
1. Shipyard/Harborside Parks promenade connection
2. Founders Park enhancements
3. Oronoco Bay Park enhancements
4. Rivergate Park enhancements
5. Tidelock Park enhancements
6. Children's play areas
7. Street end gardens
8. Other – note card





16. Which of these improvements outside the core area are also high priorities? (select one or two)

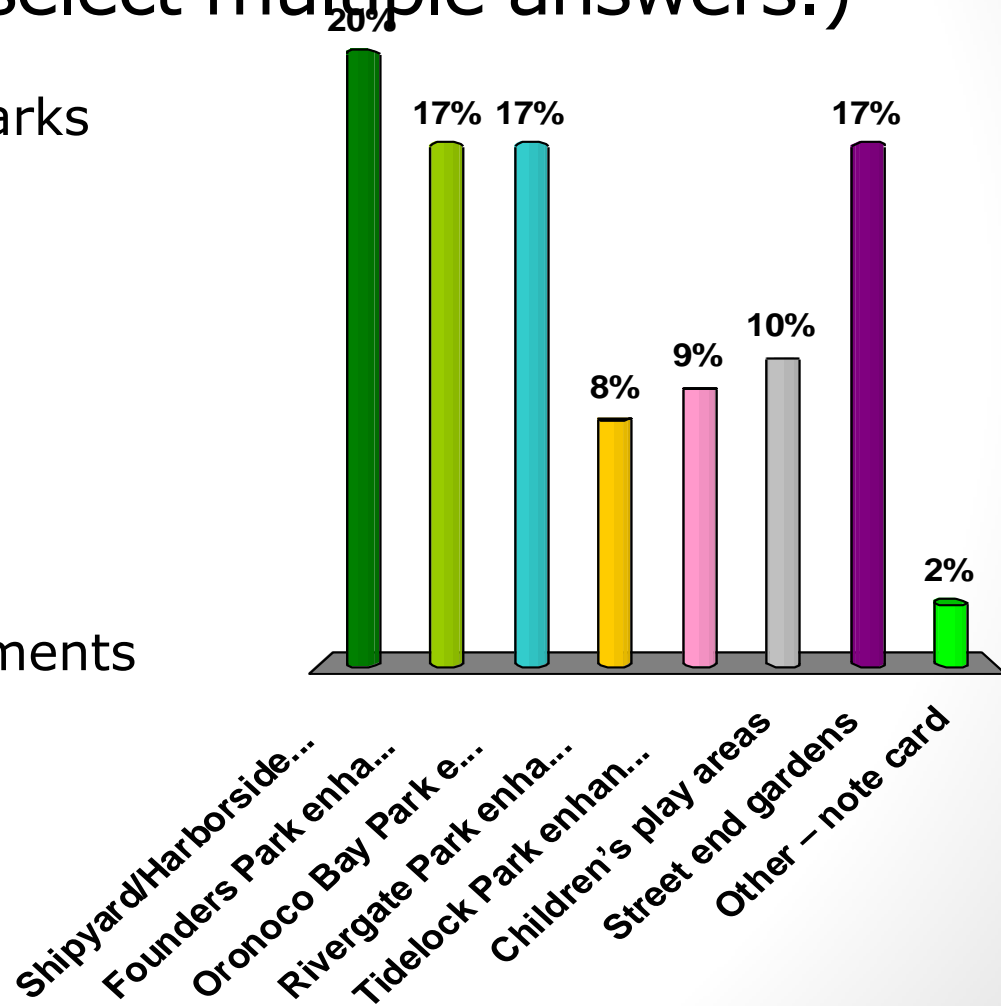
1. Shipyard/Harborside Parks promenade connection
2. Founders Park enhancements
3. Oronoco Bay Park enhancements
4. Rivergate Park enhancements
5. Tidelock Park enhancements
6. Children's play areas
7. Street end gardens
8. Other – note card





17. Which of these improvements outside the core area should be completed within the next 10 years? (You may select multiple answers.)

1. Shipyard/Harborside Parks promenade connection
2. Founders Park enhancements
3. Oronoco Bay Park enhancements
4. Rivergate Park enhancements
5. Tidelock Park enhancements
6. Children's play areas
7. Street end gardens
8. Other – note card



What's Next

- Visit **AlexEngage**
<http://engage.alexandriava.gov>
- **December 11, 2014 7:00 PM:** Waterfront Commission and Park and Recreation Commission Joint Public Hearing on Priorities for Phasing and Funding (Nannie Lee Recreation Center)
- **December 16, 2014, 7:30 AM:** Waterfront Commission Monthly Meeting (Sister Cities, City Hall)

Waterfront Plan Implementation

www.alexandriava.gov/waterfront

